

**CAMPBELL COUNTY
PROJECT DEVELOPMENT BOARD
MINUTES**

September 26, 2007

A regular meeting of the Project Development Board was held on Wednesday, September 26, 2007, 5:00 P.M. at the Campbell County Court House, 330 York Street, Newport, Kentucky.

In attendance at the meeting were Board members:

WILLIAM H. WHITE, CHAIRMAN
JUDGE WILLIAM J. WEHR, CO-CHAIR
THOMAS J. CALME, CIRCUIT COURT CLERK
JUDGE D. MICHAEL FOELLGER
TARA HALPIN
JUDGE STEVE PENDERY
CHARLES R. PETERS
JUDGE GREGORY T. POPOVICH, SENIOR DISTRICT JUDGE
GARLAN VANHOOK

Hutch Johnson	Attorney for the Board
Ryan Barrows	Ross, Sinclair & Associates
Bill Pickering	CMW (Arrived 5:15 P.M.)
Chris Greene	CMW (Arrived 5:15 P.M.)
Billy Lane	Coddell Construction
Susan A. Prather	Secretary

The meeting was called to order at 5:00 p.m. by Chairman White. Following roll call, a quorum was declared present.

Minutes from the regular meeting held July 25 and August 22, 2007 were presented by Chairman White. Motion was made by Judge Wehr and seconded by Judge Pendery to approve the minutes of July 25 and August 22, 2007 as presented. There being no further discussion, all voted "AYE" and the motion passed unanimously.

Chairman White greeted the public and acknowledged the attendance of Mr. Jason Dufek, Chief Deputy for Campbell Circuit Court Clerk.

Under Old Business, discussion took place regarding Bond Counsel. Mr. Ryan Barrows noted that all firms submitting bids are well qualified to provide Bond Counsel. He pointed out that Peck Schaffer, specifically Mr. Roger Peterman, has vast experience in the type of project proposed along with a vested interest in the project as he resides in Campbell County. Judge Wehr concurred with Mr. Barrows; however, one company offered a discounted cost of twenty percent (20%). He questioned whether such a discount could be offered. Mr. Vanhook confirmed that a discount can be applied but such an offer should not be a persuasive component

in choosing Bond Counsel. Conversation ensued as to the discounted offer noting the need for review of a company's qualifications and stake in the community. Judge Wehr noted his agreement in the participation of in-state bonds but questioned whether out-of-state bonds should be considered. Mr. Barrows provided information as to a current law-suit addressing such participation. There being no additional comments or questions, Chairman White called for a motion. Motion was made by Judge Wehr, seconded by Judge Foellger, to retain the services of Peck Schaffer as Bond Counsel for the new Judicial Center. There being no further discussion, all voted "AYE" and the motion passed unanimously.

New Business then came before the Board. Chairman White questioned whether all members had the opportunity to speak with the Architects. Judge Wehr explained that the interviews were simply to get acquainted and that additional sessions will be held in the future. Judge Popovich commented that he visited the Warren County Judicial Center. He questioned whether maintenance of the new facility will be conducted in-house or be contracted out. Discussion then took place as to current practices and those planned for the future. The question was also raised by Judge Popovich as to whether the Appellant Judges plan to move to the new judicial center any time in the future. (Judge Fred Stine arrived at 5:35 p.m. and Judge Foellger exited the meeting at 5:40 p.m.)

Chairman White had no additional report to submit.

Mr. Vanhook stated that he, along with Hutch Johnson, finalized the contracts as needed.

The report of the Architectural Agent was next on the agenda. Chairman White acknowledged the return of Mr. Bill Pickering and welcomed him back. Mr. Greene distributed the Status Report of CMW and detailed the information contained within the report. Mr. Pickering noted he will be pushing things to move quicker. Mr. Peters pointed out that it was the consensus of the Board to postpone the completion of the Environmental Investigation Assessment until the need arises. Mr. Greene recommended that an investigation take place as to the possible existence of underground storage tanks. Discussion then took place as to the need for such an assessment. Motion was made by Judge Wehr, seconded by Mr. Peters, to authorize the receipt of proposals for an Environmental Investigation Assessment. There being no further discussion, all voted "AYE" and the motion passed unanimously. Conversation then ensued as to the next step in the process. Mr. Pickering stated that the goal is to come back next month with a concept schematic. Mr. Vanhook questioned the status of the existing plan. Mr. Pickering noted that the boiler room is currently being reviewed and that the evaluation of the building in its entirety should be complete within the next week. It was the suggestion of Mr. Vanhook that should the evaluation be reasonable and acceptable, the PDB allow the Executive Board to move forward. Mr. Calme questioned the future location for the Office of Driver's License. Mr. Pickering stated that AOC typically allows space. Mr. Vanhook explained that the new Judicial Center houses the Circuit Clerk's office; therefore, the general assumption is that drivers' license will remain with the Circuit Clerk. Discussion continued as to the future location of the drivers' license office with the possibility of a satellite office in the new County Administration Building. A motion was made by Mr. Calme, seconded by Judge Popovich, to forward a letter of correspondence requesting an exception for the creation of a satellite office. There being no further discussion, all voted "AYE" and the motion passed unanimously.

The report of the Financial Agent was then invited by Chairman White. Mr. Ryan Barrows had no additional report to submit other than to state that the financing team is in place and once Peck Schaffer has been notified, the process for short term financing will begin.

Billy Lane, Construction Manager, had no report to submit.

Next, Chairman White invited the report of the Board Attorney. Mr. Hutch Johnson noted that the Court House Commission needs to act upon AOC's approval of the A&E Contract.

Chairman White then issued a reminder that the next regularly scheduled meeting is to be held October 24 at 5:00 p.m.

There being no further business to come before the Board, motion was made by Chairman White and seconded by Judge Penderly to adjourn the meeting. The meeting was adjourned at 6:30 p.m.

APPROVED:

WILLIAM H. WHITE
CHAIRMAN

ATTEST:

SUSAN A. PRATHER
SECRETARY